

## 17.24.140 Required off-street parking spaces

### 17.24.140 – Required off-street parking spaces

The minimum number of required off-street parking spaces shall be as provided in Table 17.24-3. Where there is more than one use of a building or lot, the required parking spaces for the various uses shall be computed separately, and added together to determine the total parking required.

<b>TABLE 17.24-3 REQUIRED OFF-STREET PARKING</b>	
<b>USE</b>	<b>PARKING REQUIREMENT</b>
<b>Residential Uses</b>	
Artist Live/Work Space	1 per du
Assisted Living Facility	0.25 parking spaces per unit
Bed & Breakfast Establishment	1 space + 1 per guestroom
Dwelling Unit, Auxiliary, Attached or Detached	1 per du
Dwelling, Multi-Family	Studio, efficiency & one-bedroom units: 1.2 per du Two-bedroom units: 1.7 per du Three- or more bedroom units: 2 per du In CBD-1 & CBD-2, 1 per du
Dwelling, Single-Family	2 per du, except in CBD-1 & CBD-2 1 per du
Dwelling, Two-Family	2 per du, except in CBD-1 & CBD-2 1 per du
Dwelling, Townhouse	2 per du, except in CBD-1 & CBD-2 1 per du
Group Home, Large and Small	2 spaces, plus 1 space for each three residents in excess of 6.
Independent Living Facility	0.5 parking spaces per dwelling unit
<b>Cultural, Recreational and Entertainment Uses</b>	
Art Gallery/Studio	1 per 1,000sf of GFA + 1 per every artist occupying the site on a full-time basis
Bowling Alley	4 per lane
Lodge or Private Club	3 per 1,000sf of GFA
Cultural Facility	3 per 1,000sf of GFA

**TABLE 17.24-3  
REQUIRED OFF-STREET PARKING**

<b>USE</b>	<b>PARKING REQUIREMENT</b>
Driving Range	2 per tee
Fairground	As determined by the City Council based upon the requirements for the most similar uses contained herein
Golf Course	50 parking spaces for each 9 holes + 1 per 2 employees
Health/Fitness Club	5 per 1,000sf of GFA
Indoor Amusement & Indoor Recreation (unless otherwise specified)	4 per 1,000sf of GFA
Indoor Paintball Marking Facility	1 per player based on maximum occupancy + 1 per employee on the shift  Parking spaces for spectators, if spectator space is provided, shall be determined by City Council
Outdoor Amusement	4 per 1,000sf of GFA
Outdoor Recreation	4 per 1,000sf of GFA
Park, Neighborhood	None (except as may be required for other uses on the lot)
Theater	1 per 4 seats
<b>Government and Institutional Uses</b>	
College/University	1 per student, based on rated design capacity
Convent/Monastery	1 per 1,000sf of GFA
Homeless Shelter	1 per staff member
Hospital	1 per 2 beds + 2 spaces for every 3 employees
Library	2.5 per 1,000sf of GFA
Nursing Home	0.25 per bed
Office, Government	4 per 1,000sf of GFA

**TABLE 17.24-3  
REQUIRED OFF-STREET PARKING**

<b>USE</b>	<b>PARKING REQUIREMENT</b>
Place of Worship	1 per 3 seats based on the maximum capacity in the main place of worship
Post Office	3 per 1,000sf of GFA
Public Service Facility	As determined by the City Council based upon the requirements for the most similar uses contained herein  In the CBD-1 & CBD-2 Districts, at least 1 per 2 employees + an adequate number of spaces to serve the visiting public, as determined by the City Council.
School, Private Boarding	1 per faculty & staff + 1 per 4 students, based on rated design capacity
School, Specialized Instructional	1 per 2 faculty & staff members + 1 per student, based on rated design capacity
School, Primary (Elementary and Junior High)	1.5 per classroom
School, Secondary (High School)	1 per 4 students, based on rated design capacity
<b>Retail and Service Uses</b>	
Adult Use	6 per 1,000sf of GFA
Bank	4 per 1,000sf of GFA + 5 stacking per drive-in lane & ATM lane when there are 3 or less such lanes, or 4 stacking spaces per drive-in lane & ATM lane when there are 4 or more such lanes
Carpet Store	3 per 1000 sf of GFA
Car Wash, Automatic	2 per bay + 10 stacking spaces per bay
Car Wash, Manual/Hand Wash	1 per 2 bays + 2 stacking spaces per bay  Where employees operate the vehicle in and out of the bay, and wash the vehicle in the bay, (hand-wash), no stacking is required, but the number of required parking spaces shall be increased by 1 per bay
Coffee or Tea Room	5 per 1,000sf of GFA
Day Care Center	3.5 per 1000 sf of GFA

**TABLE 17.24-3  
REQUIRED OFF-STREET PARKING**

<b>USE</b>	<b>PARKING REQUIREMENT</b>
Drive-Through Facility, except as specifically listed elsewhere	5 stacking spaces per drive-in service lane
Electronics Superstore	3 per 1000 sf of GFA
Financial Institution	4 per 1,000sf of GFA
Furniture Store	3 per 1000 sf of GFA
Gas Station (with or without retail sales of goods other than motor vehicle fuels)	1 per service bay + 4 per 1,000sf of GFA, provided that the number of required spaces may be reduced by the number of fuel pumps that can be accessed at any one time
Greenhouse/Plant Nursery	1 per 1,000sf of GFA + 3 per 1,000sf of outdoor sales area
Heavy Retail and Service	3 per 1,000sf of GFA + 3 per 1,000sf of outdoor sales area
Home Improvement Center	3 per 1,000sf of GFA + 4 per 1,000sf of outdoor sales area
Hotel/Motel	1 per room In CBD-1 & CBD-2, 1 per 4 lodging rooms
Kennel	1 per 1,000sf of GFA
Laundromat	2 per 1,000sf of GFA
Live Entertainment	10 per 1,000sf of GFA
Medical Cannabis Dispensing Organization	3 per 1,000 of GFA
Motor Vehicle Rental	3 per 1,000sf of GFA
Motor Vehicle Sales and Leasing	3 per 1,000sf of GFA (no required parking spaces shall be used for the display or storage of vehicles for sale or lease)
Motor Vehicle Service and Repair, Major or Minor	2 per service bay + 2 per 1,000sf of GFA
Outdoor Sales Area, Permanent	2 per 1,000sf of outdoor sales area
Pawn Shop	4 per 1,000sf of GFA

**TABLE 17.24-3  
REQUIRED OFF-STREET PARKING**

<b>USE</b>	<b>PARKING REQUIREMENT</b>
Personal Services Establishment	3 per 1,000sf of GFA
Recreational Cannabis Dispensing Organization	4 per 1,000sf of GFA
Pet Care Facilities	3 per 1,000 of GFA
Restaurant	10 per 1,000sf of GFA + 15 stacking spaces per drive-thru lane
Restaurant, Carry-Out Only	4 per 1,000sf of GFA + 15 stacking spaces per drive-thru lane
Retail Sales	4 per 1,000sf of GFA
Shopping Center	4 per 1000sf of GFA, except that additional parking shall be provided for specific uses requiring more than 4 per 1000sf of GFA (for example, floor area within a shopping center occupied by a restaurant is required to provide 10 per 1000sf of GFA in lieu of 4 per 1000 of GFA.)
Tattoo Parlor	4 per 1,000sf of GFA
Tavern/Bar	10 per 1,000sf of GFA
<b>Industrial and Office Uses</b>	
Junkyard	0.5 per employee + 1 per 5,000sf of GFA
Manufacturing, Light & Heavy	See Section 17.24.110
Medical Cannabis Cultivation Center	1 per 1,000 of GFA
Medical/Dental Clinics	4 per 1,000sf of GFA
Mini-Warehouse	1 per 10 storage units
Office, Business or Professional (except Medical/Dental)	3 per 1,000sf of GFA

**TABLE 17.24-3  
REQUIRED OFF-STREET PARKING**

<b>USE</b>	<b>PARKING REQUIREMENT</b>
Professional Training Center	Administrative Facilities of 70,000sf or less: 3 per 1,000sf of GFA Administrative Facilities of 70,000sf or more: 2.5 per 1,000sf of GFA Classroom Facilities of 500,000sf or less: 0.7 per 1,000sf of GFA Classroom Facilities of 500,000sf or more: 0.55 per 1,000sf of GFA
Research and Development Use	4 per 1,000sf of GFA
Veterinary Office/Animal Hospital	4 per 1,000sf of GFA
Warehouse/Distribution	See Section 17.24.110
<b>Other</b>	
Other Uses Not Specifically Listed	As determined by the City Council upon the recommendation of the Plan Commission

(2019-Z-19 : § 4; 2014-Z-8 : § 4; 2014-Z-5 : § 4; 2011-Z-1 : § 17; 2008-Z-36 : § 5; 2008-Z-36 : § 3; 2008-Z-24 : § 17; 2004-Z-25 : § 2; 2004-Z-16 : § 1; 2004-Z-12 : § 4; 2003-Z-1 : § 1; 2001-Z-10 : § 1; 1998-Z-7 : § 1; 1993-Z-19 : § 7; 1993-Z-19 : § 6; 1993-Z-14 : § 1; 1991-Z-7 : § 1; 1960-16 )